

ORIGINAL

ORDINANCE NO. 504

A ORDINANCE OF THE CITY OF SHORELINE, WASHINGTON, APPROVING THE FINAL PLAT OF THE SHORELINE TOWNHOMES SUBDIVISION LOCATED AT 1160 N 198TH STREET CONSISTING OF 18 LOTS

WHEREAS, the applicant has made application for final plat of the Shoreline Townhomes Subdivision, an eighteen-lot townhouse subdivision; and

WHEREAS, the City Council approved the preliminary plat of Shoreline Townhomes Subdivision on April 10, 2006 following a public hearing held by the Planning Commission on March 16, 2006, and

WHEREAS, engineering and site development plans have been approved and the applicant has been issued a site development permit to construct all required plat improvements, which will satisfy all requirements for final plat; and

WHEREAS, all required site development including, utility and drainage improvements, road and pedestrian improvements, wetland and buffer enhancement, and landscaping improvements have been constructed or guaranteed with a performance bond; and

WHEREAS, the applicant has complied with all requirements of the City of Shoreline Municipal Code chapter 20.30.060 and 20.30.450 for recording the plat; and

WHEREAS, the final plat has been executed by the Director of Planning and Development Services as complying with the Shoreline Development Code, and the City Engineer as complying with City and utility district standards for private roads and utility systems.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SHORELINE, WASHINGTON DO ORDAIN AS FOLLOWS:

Section 1. Findings. The Council finds that the final plat of Shoreline Townhomes 1) complies with the City's zoning and land use regulations, 2) serves the public interest, and 3) satisfies conditions of preliminary plat approval and for recording the final plat.

Section 2. Approval. The final plat of the Shoreline Townhomes Subdivision is approved, and the Mayor is authorized to sign the plat which will then be recorded with the King County Records and Elections Division.


Section 3. Severability. If any provision of this ordinance or the application of a provision to any person or circumstance, is declared invalid, then the remainder of this Agreement, or the application of such provision to other persons or circumstances, shall not be affected.

Section 4. Effective Date. This ordinance shall go into effect five days after passage

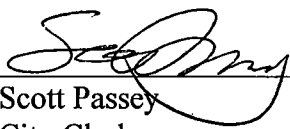
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and publication of the title as a summary of this ordinance.

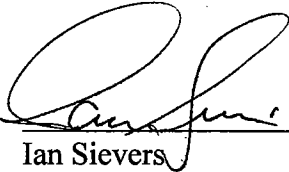
ADOPTED BY THE CITY COUNCIL ON MAY 12, 2008.


Cindy Ryu, Mayor

ATTEST:


Scott Passey
City Clerk

APPROVED AS TO FORM:


Ian Sievers
City Attorney

Date of Publication: May 15, 2008
Effective Date: May 20, 2008